

Exhibit

THIS AGREEMENT OF SALE, made and executed in duplicate this 2nd day of January, 1970, by and between Harry F. Rhoderick and Lois K. Rhoderick, his wife, Sellers, whose address is Route 45, Frederick, Maryland - 21701, and Paul R. Wisner, ^{unmarried,} Purchaser, whose address is 19 North Court Street, Frederick, Maryland - 21701.

WITNESSETH, that the Sellers do hereby bargain and sell unto the said Purchaser, and the latter does hereby purchase from the former, the following described property, situate in the City and County of Frederick, State of Maryland, more particularly described as follows:

"...all that lot or part of a lot or parcel of land situate, lying and being in Frederick City, Frederick County, Maryland, in "Block A" on a Plat of a sub-division of Linden Hills, prepared by Emory C. Crum, Civil Engineer, and recorded in Plat Book S.T.H. Folio 112, one of the Land Records of Frederick County, Maryland, said lot intended to be conveyed being a part of Lot No. 3 as shown on said plat...."

BEING all and the same lot or parcel of land conveyed unto Harry F. Rhoderick and Lois K. Rhoderick, his wife, as tenants by the entireties, by deed dated the 12th day of May, 1969, from Ruth E. Humm, Widow, et al., and to be recorded among the Land Records of Frederick County, Maryland.

TOGETHER with those incomplete improvements, known as 905 Walnut Street, Frederick, Maryland, and all the rights, ways, roads, waters, privileges, appurtenances and advantages thereto belonging or in anywise appertaining.

at and for the price of Nineteen Thousand Nine Hundred (\$19,900.00) Dollars, of which One Thousand (\$1,000.00) Dollars has been paid on the 18th day of December, 1969, in the form of a check, prior to the signing hereof, and the balance to be paid as follows:

Four Thousand (\$4,000.00) ^{Dollars} on the 2nd day of January, 1970.

Five Thousand (\$5,000.00) Dollars when the lower level of No. 905 Walnut Street, is completed to the satisfaction of Purchaser

Five Thousand (\$5,000.00) Dollars when the upper level of No. 905 Walnut Street, is completed to the satisfaction of Purchaser.

Stewart Hobbs Brown
Attorney at Law
Frederick,
Maryland

Exhibit
Filed April 2, 1970